



COUNTY OF LOS ANGELES

DEPARTMENT OF PUBLIC WORKS

"To Enrich Lives Through Effective and Caring Service"

DONALD L. WOLFE, Director

900 SOUTH FREMONT AVENUE
ALHAMBRA, CALIFORNIA 91803-1331
Telephone: (626) 458-5100
<http://dpw.lacounty.gov>

ADDRESS ALL CORRESPONDENCE TO:
P.O. BOX 1460
ALHAMBRA, CALIFORNIA 91802-1460

IN REPLY PLEASE

REFER TO FILE: **PJ-2**

April 10, 2007

The Honorable Board of Supervisors
County of Los Angeles
383 Kenneth Hahn Hall of Administration
500 West Temple Street
Los Angeles, CA 90012

Dear Supervisors:

**LAC+USC MEDICAL CENTER REPLACEMENT PROJECT
APPROVAL OF CONSTRUCTION CHANGE ORDER FOR CEILING SUPPORT
CONTRACT PW-12641; MCCARTHY/CLARK/HUNT, A JOINT VENTURE
SPECS. 6550; C.P. 70787
SUPERVISORIAL DISTRICT 1
4 VOTES**

**JOINT RECOMMENDATION WITH THE CHIEF ADMINISTRATIVE OFFICER THAT
YOUR BOARD:**

Approve and authorize the Director of Public Works to execute a change order to revise ceiling support details for the Diagnostic and Treatment (D&T) and the Inpatient Tower (IPT) buildings for a total not-to-exceed amount of \$1,080,000.

REASON AND SCOPE - RECOMMENDATION

Unforeseen condition	<input type="checkbox"/>	Regulatory agency requirement	<input checked="" type="checkbox"/>
Drawing coordination	<input checked="" type="checkbox"/>	Previously approved scope change	<input type="checkbox"/>
Contract supplement	<input type="checkbox"/>	Errors and omissions	<input checked="" type="checkbox"/>

Hospitals house many complex systems that require extensive above-ceiling infrastructure. These include branch and main electrical conduit; medical gas piping and plumbing; cable trays; main and branch heating, ventilation, and air conditioning ductwork; and their related seismic supports.

The contractor uses an industry standard multitiered layering process to anchor and brace the various systems. Each system is required to be independently anchored and braced to the structure above. Once the above-layered systems use the available space, the lower systems are not able to anchor to the structure above. The total infrastructure in many locations occupies the majority of the ceiling space and, in extreme cases where multiple systems intersect, the infrastructure systems can occupy up to 90 percent of the available volume. Due to this congestion, the code-required standard ceiling supports per details in the Contract Documents cannot be installed.

The Office of Statewide Health Planning and Development has limited the use of standard industry supports. As a result, revised details were created that address the multiple special conditions for ceiling supports. The issuance of these details occurred after the completed installation of the mechanical, electrical, and plumbing systems. The new details resolve obstruction and support conflicts throughout the D&T and the IPT buildings.

Approving the recommended action will allow the contractor to complete the ceiling supports as required. Cost negotiations for this change have not been finalized. We estimate that the total cost will not exceed \$500,000 for the D&T building and \$580,000 for the IPT building with no delay to the project completion date. However, if the final value of the change order exceeds the cost estimate, we will return to your Board for approval. Public Works issued multiple proceed orders totaling \$150,000 for each building for a portion of this work to avoid delay impact, the value of which is included in the recommended estimated amount of \$500,000 for the D&T building and \$580,000 for the IPT building.

We have reviewed the above recommendation, as well as the potential cost impact, with the Project Advisory Committee. This change order is considered to be within the scope of the project.

There is sufficient appropriation available in the Fiscal Year 2006-07 Capital Projects Budget (C.P. 70787) to fund this action.

The Honorable Board of Supervisors
April 10, 2007
Page 3

CONCLUSION

Please return an adopted copy of this letter to the Chief Administrative Office (Capital Projects Division) and Public Works.

Respectfully submitted,

DONALD L. WOLFE
Director of Public Works

DAVID E. JANSSEN
Chief Administrative Officer

EL:js

P:\Combined Board Letters\ceiling support 3.28.07 finaldraft.doc

cc: County Counsel
Department of Health Services (Fred Leaf)
Project Advisory Committee (A. Redmond Doms, Jerry Epstein, Nick Patsaouras)